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**March 26, 2024**

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**to: Matt Holmes** | Vice President of Operations, S.E.M. Construction  
11-1615 North Routledge Park, London ON, N6H 5L6

**cc: Matt Morneau** | LHSC Project Consultant

**re: Publication of Certificate of Substantial Performance** |  
LHSC Victoria & University Hospital Emergency Department Renovations  
Matter 21-031 | LHSC-20180407

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Dear Mr. Holmes,

We have reviewed your request for certificate of Substantial Performance of the Contract on this project and find it in order. A copy of the Certificate of Substantial Performance is attached.

Please forward evidence of your publication of this certificate directly to the Owner, with a copy to the writer, so we may include it in our certification for the release of holdback.

Regards,  
matter architectural studio inc.

per:

A handwritten signature in black ink, appearing to read "S. Cooper".

**Steven Cooper**

M. Arch. (Hons.), OAA, LEED AP (BD+C)  
Founding Partner

519.607.6274 x201  
steven@matterinc.ca

A handwritten signature in black ink, appearing to read "P. Sharron".

**Phil Sharron**

Dipl. Arch. Lic. Tech. OAA  
Founding Partner

519.607.6274 x202  
phil@matterinc.ca



**FORM 9**  
**CERTIFICATE OF SUBSTANTIAL PERFORMANCE OF THE**  
**CONTRACT UNDER SECTION 32 OF THE ACT**

*Construction Act*

**London, Ontario, Canada**

(County/District/Regional Municipality/Town/City in which premises are situated)

**800 Commissioners Rd. east, London, Ontario N6A 5W9**

(street address and city, town, etc., or, if there is no street address, the location of the premises)

This is to certify that the contract for the following improvement:

**London Health Sciences Centre, University and Victoria Hospitals | Emergency Department Renovations**

(short description of the improvement)

to the above premises was substantially performed on **February 29, 2024**

(date substantially performed)

Date certificate signed: **March 26, 2024**



(payment certifier where there is one)

(owner and contractor, where there is no payment certifier)

Name of owner: **London Health Sciences Centre**

**339 Windemere Rd london, Ontario N6A 5A5**

Address for service: **800 Commissioners Rd. East, London, Ontario N6A 5W9**

Name of contractor: **S.E.M. Construction**

Address for service: **11-1615 North Routledge Park, Lodnon, Ontario N6H 5L6**

Name of payment certifier (where applicable): **matter architectural studio inc.**

Address: **300-1108 Dundas Street, Lodnon, Ontario N5W 3A7**

(Use A or B, whichever is appropriate)

A. Identification of premises for preservation of liens:

**Plan 648 PT LOTS 1 TO 10 RCP 1027 LOT 45 PT LOTS 36 AND 37 PT BLKS A B AND 1 AND RP  
33R9228 PARTS 1 TO 3 RP |  
CON 3 PT LOT 16 PT LOT 17 REG COMP PLAN 1027 LOT 37 IRR 25.16AC 479.43 FR**

(if a lien attaches to the premises, a legal description of the premises,  
including all property identifier numbers and addresses for the premises)

B. Office to which claim for lien must be given to preserve lien:

(if the lien does not attach to the premises, the name and address of the person or body to whom the claim for lien must be given)

## S.E.M. Construction - Substantial Performance Request & Calculations

Date: November 1, 2023  
 Project Name: LHSC VH Emergency Department Renovations  
 Contractor: S.E.M. Construction  
 Project Number: 22012

Base Contract Amount:	\$ 497,451.00
Approved Change Orders	\$ 7,375.23
<b>Total Costs:</b>	<b>\$ 504,826.23</b>

### Requirements for Substantial Performance

1. The improvement to be made under this contract or a substantial part thereof is ready for use or is being used? (Yes or No)
2. The provement to be made under this contract is capable of completion or, where there is a known defect, correction, at a cost no more than,

	Yes
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%3 of the first \$1,000,000.00	\$ 15,144.79
%2 of the next \$1,000,000.00	\$ -
%1 of the balance	\$ -
<b>Total:</b>	<b>\$ 15,144.79</b>

### Costs of Outstanding Work

Balance to complete:	\$ 16,236.59
Last Progress Draw:	June 2023

### Seasonal, Deferred Work and Allowances

#### Allowances

Remaining Balance of Unforeseen Site Conditions Allowance	\$ 1,800.91
Remaining Balance of Finish Hardware Allowance	\$ 5,446.50
N/A	\$ -
<b>Total:</b>	<b>\$ 7,247.41</b>

#### Seasonal and Deferred Work

N/A	\$ -
N/A	\$ -
N/A	\$ -
<b>Total:</b>	<b>\$ -</b>

Total Seasonal, Deferred Work & Allowances:	\$ 7,247.41
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### Total Cost of Outstanding Work

(Balance to complete as per billing - Seasonal, deferred work and Allowances)	<b>\$ 8,989.18</b>
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### Check for Substantial Completion of the Contract

Allowance for outstanding work as per the Construction Lien Act:	\$ 15,144.79
Cost of outstanding work/seasonal, deferred work and allowances:	\$ 8,989.18
Is the construction lien act allowance for incomplete work greater than the actual cost of the outstanding	YES